
Retail Space Availability Report

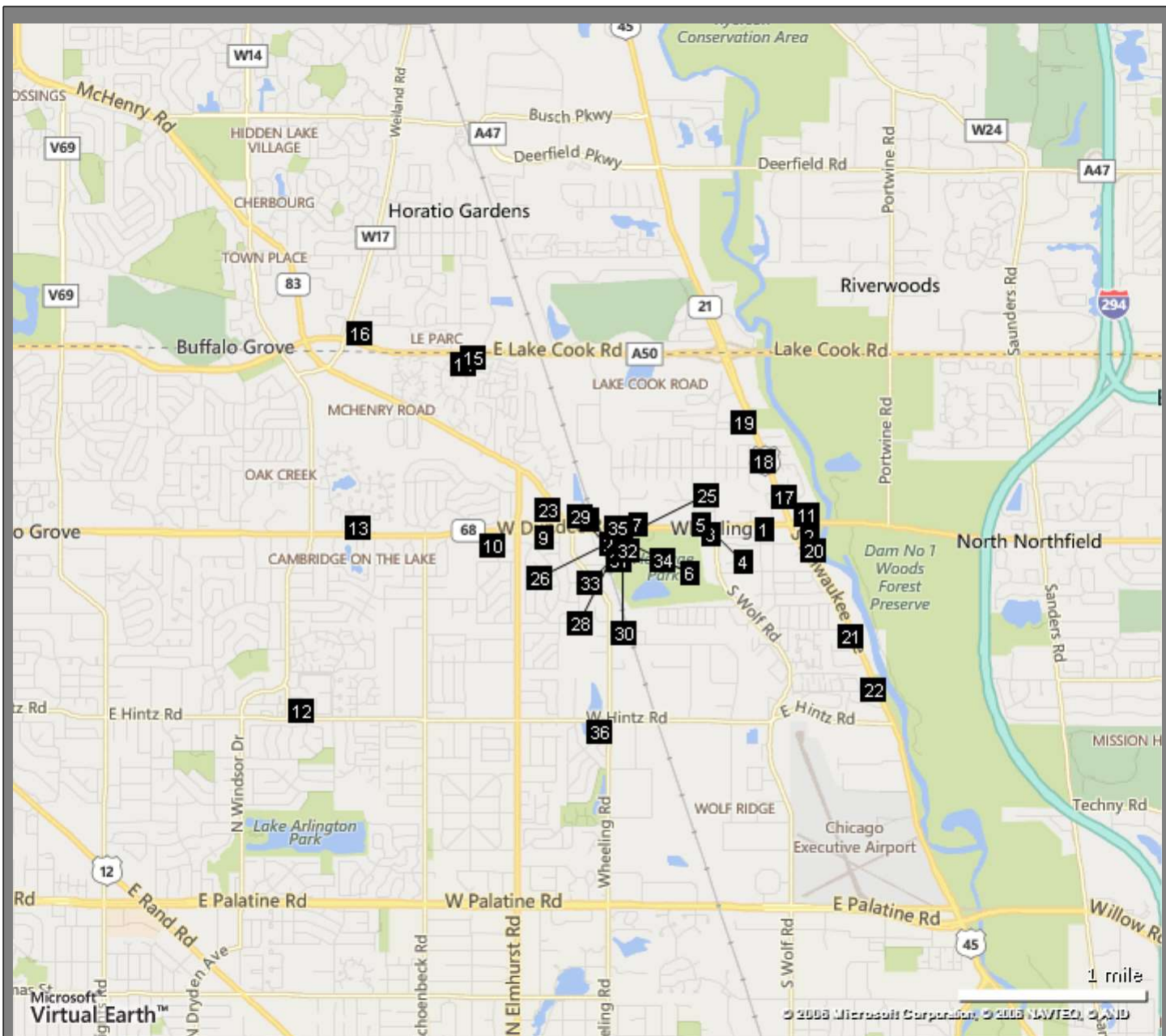
PREPARED BY:

The Village of Wheeling, Illinois

2 Community Blvd
Wheeling, IL 60090

John C. Melaniphy

Director of Economic Development
(847) 499-9094 (phone)
(847) 215-5175 (fax)
jmelaniphy@wheelingil.gov



1



213-251 E Dundee Rd

Wheeling, IL 60090

Cook County

Central North Submarket

Building Type: **Retail/Freestanding**

Status: **Proposed**

Building Size: **12,399 SF**

Land Area: **2.00 AC**

Stories: **1**

Expenses: **2010 Tax @ \$4.37/sf**

Space Avail: **12,399 SF**

Max Contig: **12,399 SF**

Smallest Space: **12,399 SF**

Rent/SF/Yr: **Withheld**






% Leased: **0%**



Please contact John C. Melaniphy, III - Director of Economic Development for more information at (847) 499-9094 or jmelaniphy@wheelingil.gov

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Only properties with valid lat/lon display on map

2		321-471 E Dundee Rd Riverside Plaza Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/(Neighborhood Ctr) Status: Built 1982 Building Size: 64,000 SF Land Area: 5 AC Stories: 2 Expenses: 2013 Tax @ \$3.63/sf	Space Avail: 3,612 SF Max Contig: 3,612 SF Smallest Space: 3,612 SF Rent/SF/Yr: \$12.00 % Leased: 94.4%
3		11-35 W Dundee Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/(Strip Ctr) Status: Built 1985 Building Size: 10,000 SF Land Area: 0.56 AC Stories: 1 Expenses: 2013 Tax @ \$6.99/sf	Space Avail: 2,000 SF Max Contig: 2,000 SF Smallest Space: 2,000 SF Rent/SF/Yr: Withheld % Leased: 80.0%
4		26-48 W Dundee Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail Status: Existing Building Size: 8,956 SF Land Area: 0.58 AC Stories: 1 Expenses: 2013 Tax @ \$9.46/sf, 2012 Est Tax @ \$7.00/sf; 2012 Est Ops @ \$3.00/sf	Space Avail: 2,100 SF Max Contig: 2,100 SF Smallest Space: 2,100 SF Rent/SF/Yr: \$15.00 % Leased: 76.6%
5		50 W Dundee Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Freestanding Status: Built 1969 Building Size: 6,548 SF Land Area: 0.38 AC Stories: 1 Expenses: 2013 Tax @ \$2.92/sf	Space Avail: 6,081 SF Max Contig: 6,081 SF Smallest Space: 1,628 SF Rent/SF/Yr: \$12.50 % Leased: 7.1%
6		351 W Dundee Rd Building A Wheeling, IL 60090 Cook County SWC Dundee Rd. & Northgate Pky. Central North Submarket	Building Type: Retail/Freestanding Status: Proposed, breaks ground Nov 2015 Building Size: 2,900 SF Land Area: - Stories: 1 Expenses: 2011 Tax @ \$21.72/sf, 2011 Est Tax @ \$28.14/sf; 2011 Est Ops @ \$16.88/sf	Space Avail: 2,900 SF Max Contig: 2,900 SF Smallest Space: 1,200 SF Rent/SF/Yr: \$32.00 % Leased: 0%
7		370 W Dundee Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail Status: Built 1978 Building Size: 2,600 SF Land Area: 1.01 AC Stories: 1 Expenses: 2012 Tax @ \$3.19/sf	Space Avail: 2,600 SF Max Contig: 2,600 SF Smallest Space: 1,300 SF Rent/SF/Yr: \$14.50 % Leased: 0%

8		522-600 W Dundee Rd Lynn Plaza Wheeling, IL 60090 Cook County N/E/C Central North Submarket	Building Type: Retail/(Neighborhood Ctr) Status: Built 1973, Renov 1987 Building Size: 95,000 SF Land Area: 8 AC Stories: 1 Expenses: 2014 Tax @ \$4.21/sf; 2011 Ops @ \$2.00/sf	Space Avail: 15,800 SF Max Contig: 7,300 SF Smallest Space: 3,000 SF Rent/SF/Yr: \$15.00 % Leased: 83.4%
9		721-759 W Dundee Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/(Strip Ctr) Status: Built 1980 Building Size: 11,963 SF Land Area: 0.96 AC Stories: 1 Expenses: 2013 Tax @ \$8.01/sf	Space Avail: 800 SF Max Contig: 800 SF Smallest Space: 800 SF Rent/SF/Yr: Withheld % Leased: 93.3%
10		889-903 W Dundee Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail Status: Existing Building Size: 60,000 SF Land Area: 10.03 AC Stories: 1 Expenses: 2011 Tax @ \$2.88/sf, 2012 Est Tax @ \$2.99/sf; 2011 Ops @ \$0.94/sf, 2012 Est Ops @ \$0.94/sf	Space Avail: 60,000 SF Max Contig: 32,000 SF Smallest Space: 14,000 SF Rent/SF/Yr: Withheld % Leased: 23.3%
11		NEC Dundee & Milwaukee Ave BTS Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Storefront Status: Proposed Building Size: 15,000 SF Land Area: 5.34 AC Stories: 1 Expenses: 2012 Tax @ \$14.05/sf	Space Avail: 15,000 SF Max Contig: 15,000 SF Smallest Space: 5,000 SF Rent/SF/Yr: Withheld % Leased: 0%
12		1780-1786 W Hintz Rd Garden Fresh Plaza Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/(Neighborhood Ctr) Status: Built 1975 Building Size: 46,262 SF Land Area: 0.17 AC Stories: 1 Expenses: 2013 Tax @ \$5.00/sf	Space Avail: 15,720 SF Max Contig: 4,005 SF Smallest Space: 900 SF Rent/SF/Yr: \$16.00 % Leased: 66.0%
13		1-45 Huntington Ln Arlington Club Commons Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/(Neighborhood Ctr) Status: Built 1987 Building Size: 37,146 SF Land Area: 3.69 AC Stories: 1 Expenses: 2012 Tax @ \$7.79/sf, 2012 Est Tax @ \$6.61/sf; 2009 Ops @ \$3.33/sf, 2012 Est Ops @ \$3.48/sf	Space Avail: 23,852 SF Max Contig: 6,951 SF Smallest Space: 1,120 SF Rent/SF/Yr: Withheld % Leased: 45.4%



14		1041-1073 Lake Cook Rd Lexington Commons Plaza Wheeling, IL 60090 Cook County S/E/C Central North Submarket	Building Type: Retail/(Strip Ctr) Status: Built 1985 Building Size: 27,058 SF Land Area: 2.18 AC Stories: 1 Expenses: 2013 Tax @ \$2.81/sf, 2009 Est Tax @ \$5.69/sf; 2009 Est Ops @ \$3.41/sf	Space Avail: 5,832 SF Max Contig: 4,692 SF Smallest Space: 1,140 SF Rent/SF/Yr: \$15.00 % Leased: 91.5%
15		1035 E Lake Cook Rd Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Freestanding Status: Existing Building Size: 9,200 SF Land Area: - Stories: 1 Expenses: 2010 Tax @ \$10.52/sf; 2010 Ops @ \$2.66/sf	Space Avail: 9,200 SF Max Contig: 9,200 SF Smallest Space: 9,200 SF Rent/SF/Yr: Withheld % Leased: 100%
16		1550 E Lake Cook Rd Wheeling, IL 60090 Lake County NEC Lake Cook & Weiland Central North Submarket	Building Type: Retail Status: Built 2007 Building Size: 45,054 SF Land Area: 4.33 AC Stories: 1 Expenses: 2013 Tax @ \$4.90/sf, 2011 Est Tax @ \$3.89/sf; 2011 Est Ops @ \$3.21/sf	Space Avail: 22,428 SF Max Contig: 20,388 SF Smallest Space: 1,000 SF Rent/SF/Yr: \$22.00-\$28.00 % Leased: 95.5%
17		119-145 N Milwaukee Ave Northstar Plaza Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Freestanding (Strip Ctr) Status: Built Mar 2004 Building Size: 16,355 SF Land Area: 1.15 AC Stories: 1 Expenses: 2013 Tax @ \$2.80/sf	Space Avail: 2,830 SF Max Contig: 1,475 SF Smallest Space: 1,355 SF Rent/SF/Yr: \$20.00 % Leased: 82.7%
18		322 N Milwaukee Ave Hang Outs Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Restaurant Status: Built 1925 Building Size: 3,300 SF Land Area: 0.31 AC Stories: 2 Expenses: 2013 Tax @ \$1.14/sf	Space Avail: 3,300 SF Max Contig: 3,300 SF Smallest Space: 1,100 SF Rent/SF/Yr: \$12.72 % Leased: 0%
19		516 N Milwaukee Ave Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Freestanding Status: Existing Building Size: 6,728 SF Land Area: 1.00 AC Stories: 1 Expenses: 2014 Est Tax @ \$5.31/sf; 2014 Est Ops @ \$0.89/sf	Space Avail: 6,728 SF Max Contig: 6,728 SF Smallest Space: 2,500 SF Rent/SF/Yr: \$8.92 % Leased: 100%

20		141-149 S Milwaukee Ave Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Freestanding Status: Built 1970 Building Size: 11,059 SF Land Area: 0.98 AC Stories: 1 Expenses: 2013 Tax @ \$5.54/sf	Space Avail: 5,360 SF Max Contig: 5,360 SF Smallest Space: 2,500 SF Rent/SF/Yr: \$13.50 % Leased: 51.5%
21		600 S Milwaukee Ave Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Restaurant Status: Built 1975 Building Size: 4,500 SF Land Area: 0.67 AC Stories: 1 Expenses: 2013 Tax @ \$10.15/sf	Space Avail: 4,500 SF Max Contig: 4,500 SF Smallest Space: 4,500 SF Rent/SF/Yr: \$24.00 % Leased: 100%
22		890 S Milwaukee Ave Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/(Strip Ctr) Status: Built 1970 Building Size: 10,000 SF Land Area: 1 AC Stories: 1 Expenses: 2011 Tax @ \$9.81/sf	Space Avail: 2,000 SF Max Contig: 2,000 SF Smallest Space: 2,000 SF Rent/SF/Yr: \$15.00 % Leased: 80.0%
23		84-120 Old McHenry Rd Wheeling Car Care Center Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Auto Repair Status: Built 1990 Building Size: 20,535 SF Land Area: 2.18 AC Stories: 1 Expenses: 2013 Tax @ \$3.55/sf	Space Avail: 2,400 SF Max Contig: 2,400 SF Smallest Space: 2,400 SF Rent/SF/Yr: \$14.00 % Leased: 88.3%
24		400 Town St Building B Wheeling, IL 60090 Cook County SEC Dundee Rd. & Northgate Pky. Central North Submarket	Building Type: Retail/Freestanding Status: Proposed, breaks ground Nov 2015 Building Size: 3,085 SF Land Area: - Stories: 1 Expenses: 2011 Est Tax @ \$21.35/sf; 2011 Est Ops @ \$12.81/sf	Space Avail: 3,085 SF Max Contig: 3,085 SF Smallest Space: 3,085 SF Rent/SF/Yr: \$32.00 % Leased: 0%
25		400 Town St Building C Wheeling, IL 60090 Cook County Central North Submarket	Building Type: Retail/Freestanding Status: Proposed, breaks ground Nov 2015 Building Size: 8,732 SF Land Area: - Stories: 1 Expenses: 2011 Est Tax @ \$1.98/sf; 2011 Est Ops @ \$1.19/sf	Space Avail: 8,732 SF Max Contig: 8,732 SF Smallest Space: 8,732 SF Rent/SF/Yr: \$32.00 % Leased: 0%



26



400 Town St
Building D
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **6,309 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **6,309 SF**
 Building Size: **6,309 SF** Smallest Space: **6,309 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$11.11/sf; 2011 Est Ops @ \$6.67/sf**

27



400 Town St
Building E
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **14,813 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **14,813 SF**
 Building Size: **14,813 SF** Smallest Space: **14,813 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$6.75/sf; 2011 Est Ops @ \$4.05/sf**

28



400 Town St
Building F
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **7,442 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **7,442 SF**
 Building Size: **7,442 SF** Smallest Space: **7,442 SF**
 Land Area: - Rent/SF/Yr: **\$32.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$14.81/sf; 2011 Est Ops @ \$8.88/sf**

29



400 Town St
Building G
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **6,254 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **6,254 SF**
 Building Size: **6,254 SF** Smallest Space: **6,254 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$6.40/sf; 2011 Est Ops @ \$3.84/sf**

30



400 Town St
Building H
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **5,094 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **5,094 SF**
 Building Size: **5,094 SF** Smallest Space: **5,094 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$7.85/sf; 2011 Est Ops @ \$4.71/sf**

31



400 Town St
Building I
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **5,018 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **5,018 SF**
 Building Size: **5,018 SF** Smallest Space: **5,018 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Tax @ \$9.96/sf; 2011 Ops @ \$5.98/sf**



32



400 Town St
Building J
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **5,046 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **5,046 SF**
 Building Size: **5,046 SF** Smallest Space: **5,046 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$9.91/sf; 2011 Est Ops @ \$5.95/sf**

33



400 Town St
Building K
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **5,018 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **5,018 SF**
 Building Size: **5,018 SF** Smallest Space: **5,018 SF**
 Land Area: - Rent/SF/Yr: **\$28.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Est Tax @ \$7.84/sf; 2011 Est Ops @ \$4.71/sf**

34



400 Town St
Building L
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/Freestanding** Space Avail: **9,675 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **9,675 SF**
 Building Size: **9,675 SF** Smallest Space: **9,675 SF**
 Land Area: - Rent/SF/Yr: **\$22.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Tax @ \$6.20/sf; 2011 Ops @ \$3.72/sf**

35



400 Town St
Anchor Space
Wheeling, IL 60090
Cook County
Central North Submarket


Building Type: **Retail** Space Avail: **31,003 SF**
 Status: **Proposed, breaks ground Nov 2015** Max Contig: **31,003 SF**
 Building Size: **31,003 SF** Smallest Space: **31,003 SF**
 Land Area: - Rent/SF/Yr: **\$22.00**
 Stories: **1** % Leased: **0%**
 Expenses: **2011 Tax @ \$12.10/sf; 2011 Ops @ \$7.26/sf**

36





820-860 Wheeling Rd
First Colonial Commons
Wheeling, IL 60090
Cook County
Central North Submarket

Building Type: **Retail/(Strip Ctr)** Space Avail: **8,000 SF**
 Status: **Built 1990** Max Contig: **3,000 SF**
 Building Size: **14,439 SF** Smallest Space: **1,000 SF**
 Land Area: **3.36 AC** Rent/SF/Yr: **\$13.00-\$15.00**
 Stories: **1** % Leased: **100%**
 Expenses: **2013 Tax @ \$4.18/sf; 2006 Est Tax @ \$7.69/sf**

		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		213-251 E Dundee Rd Wheeling, IL 60090	12,399 SF Not For Sale	-/tbd 1	12,399 SF 2.00 AC	- -	- -	- -		
		Expenses: 2010 Tax @ \$4.37/sf Parking: 7 free Surface Spaces are available Utilities: -					Power: - Rail Line: -			
		Landlord Rep: Mavrakis Properties / Theodore Mavrakis (847) 657-1010 -- 12,399 SF (12,399 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st		Retail/New	Mavrakis Properties	12,399 Y	12,399	Withheld	TBD	Negotiable	-	-
Building Notes										
12,399 SF Shopping Center, Join Dunkin' Donuts/Baskin Robbins Area retailers include Walgreens, Hair Cuttery, US Cellular and Westin Chicago North Shore Also nearby: Bennihana's, Bob Chinn's, Quiznos Subs, Panda Express, Garden Fresh Market and more Located in the heart of the Village of Wheeling This proposed property consists of 2 buildings.										





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		321-471 E Dundee Rd	3,612 SF	\$12.00/nnn	64,000 SF	-	-	-		
		Riverside Plaza	Not For Sale	2	5 AC	-	-	-		
		Riverside Plaza								
		Wheeling, IL 60090								
		Expenses: 2013 Tax @ \$3.63/sf				Power: -				
		Parking: 300 Surface Spaces are available; Ratio of 4.62/1,000 SF				Rail Line: -				
		Utilities: -								
		Landlord Rep: St. Andrews Properties, Inc. / Neal Hirsch (847) 947-8445 X302 -- 3,612 SF (3,612 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	79 S	Off/Ret/Direct	St. Andrews Properties, Inc.	3,612 N	3,612	\$12.00/nnn	Vacant	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		11-35 W Dundee Rd	2,000 SF	-	10,000 SF	-	-	-		
		Wheeling, IL 60090	Not For Sale	1	0.56 AC	-	-	-		
		Expenses: 2013 Tax @ \$6.99/sf				Power: -				
		Parking: 35 free Surface Spaces are available; Ratio of 3.50/1,000 SF				Rail Line: -				
		Utilities: -								
		Landlord Rep: Kim / Kim (847) 630-9311 -- 2,000 SF (2,000 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st		Off/Ret/Direct	Kim	2,000 N	2,000	Withheld	Vacant	Negotiable	-	-



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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler				
		26-48 W Dundee Rd Wheeling, IL 60090	2,100 SF Not For Sale	\$15.00/mg 1	8,956 SF 0.58 AC	- -	- -	- -				
		Expenses: 2013 Tax @ \$9.46/sf, 2012 Est Tax @ \$7.00/sf; 2012 Est Ops @ \$3.00/sf						Power: -				
		Parking: 45 free Surface Spaces are available; Ratio of 5.02/1,000 SF						Rail Line: -				
		Utilities: -										
		Landlord Rep: Demetrios Eliadis / Demetrios Eliadis (847) 347-4100 -- 2,100 SF (2,100 SF)										
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins		
P 1st		Retail/Direct	Demetrios Eliadis	2,100 N	2,100	\$15.00/mg	Vacant	Negotiable	-	-		
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler				
		50 W Dundee Rd Wheeling, IL 60090	6,081 SF For Sale at \$499,000 (\$76.21/SF) - Active	\$12.50/mg 1	6,548 SF 0.38 AC	- -	- -	- -				
		Expenses: 2013 Tax @ \$2.92/sf						Power: -				
		Parking: 19 Surface Spaces are available; 2 Covered Spaces are available; Ratio of 3.60/1,000 SF						Rail Line: -				
		Utilities: -										
		Landlord Rep: @properties Commercial / Daniel Lipton -- 6,081 SF (1,628-4,453 SF)										
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins		
E BSMT		Retail/Direct	@properties Commercial	1,628 N	6,081	\$12.50/mg	Vacant	Negotiable	-	-		
E 1st		Retail/Direct	@properties Commercial	4,453 N	6,081	\$12.50/mg	Vacant	Negotiable	-	-		



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Building Notes

RETAIL REDEVELOPMENT OPPERTUNITY!

72 Ft OF FRONTAGE. HIGH VISIBILITY. PERFECT FOR OWNER/SINGLE OCCUPANT GENERAL OFFICE USE. 1 STORY, TOTAL IS 6548 SF. 1ST FL FINISHED OFFICE SPACE (4453SF) W/10 EXECUTIVE OFFICES, + 1 HUGE OFFICE, RECEPTION AREA, MEN & WOMEN RESTROOMS. ALSO, OPEN CENTER AREA W/CUSTOM BUILT-IN CUBES (8) W/ DESKS FOR 12 PLUS EMPLOYEES. LOWER LEVEL (1628SF). 2 CAR HEATED GAR, 19 SURFACE SPACES.



<<http://tours31.vht.com/API/T50937244/nobranding>>

For information and showings to email Danlipton@atproperties.com or mobile at 773-988-3299.

		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
	351 W Dundee Rd		2,900 SF	\$32.00/nnn	2,900 SF	-	-	-		
	Wheeling Town Center		Not For Sale	1	-	-	-	-		
	Building A									
	Wheeling, IL 60090									
			Expenses: 2011 Tax @ \$21.72/sf, 2011 Est Tax @ \$28.14/sf; 2011 Est Ops @ \$16.88/sf			Power: -				
		Parking: -			Rail Line: -					
		Utilities: -								
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 2,900 SF (1,200-2,900 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st		Retail/New	Sperry Van Ness	1,200-2,900	2,900	\$32.00/nnn	TBD	Negotiable	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		370 W Dundee Rd Wheeling, IL 60090	2,600 SF Not For Sale	\$14.50/n 1	2,600 SF 1.01 AC	- -	- -	- -		
		Expenses: 2012 Tax @ \$3.19/sf Parking: 12 Surface Spaces are available; Ratio of 4.61/1,000 SF Utilities: -					Power: - Rail Line: -			
		Landlord Rep: Cedar Street Commercial / Chad Tepley (773) 263-1950 / Eric Turrin (773) 906-9341 -- 2,600 SF (1,300-2,600 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st		Off/Ret/Direct	Cedar Street Commercial	1,300-2,600	2,600	\$14.50/n	Vacant	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		522-600 W Dundee Rd Lynn Plaza Lynn Plaza Wheeling, IL 60090	15,800 SF Not For Sale	\$15.00/nnn 1	95,000 SF 8 AC	- -	- -	- -		
		Expenses: 2014 Tax @ \$4.21/sf; 2011 Ops @ \$2.00/sf Parking: 450 Surface Spaces are available; Ratio of 4.74/1,000 SF Utilities: -					Power: - Rail Line: -			
		Landlord Rep: Hallmark & Johnson Property Management / Michael Kolodny (773) 545-6160 -- 15,800 SF (3,000-7,300 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	548	Retail/Direct	Hallmark & Johnson Property Management	7,300 N	7,300	\$15.00/nnn	Vacant	Negotiable	-	-
P 1st	528	Retail/Direct	Hallmark & Johnson Property Management	5,500 N	5,500	\$15.00/nnn	Vacant	3-5 yrs	-	-
P 1st	532	Retail/Direct	Hallmark & Johnson Property Management	3,000 N	3,000	\$15.00/nnn	Vacant	3-5 yrs	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler			
		721-759 W Dundee Rd Wheeling, IL 60090	800 SF Not For Sale	- 1	11,963 SF 0.96 AC	- -	- -	- -			
		Expenses: 2013 Tax @ \$8.01/sf Parking: 40 free Surface Spaces are available; Ratio of 3.34/1,000 SF Utilities: - Landlord Rep: Sun ImSun Im (847) 975-9603 -- 800 SF (800 SF)					Power: - Rail Line: -				
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins	
P 1st	739	Retail/Direct	Sun Im	800 N	800	Withheld	Vacant	Negotiable	-	-	
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler			
		889-903 W Dundee Rd Dundee Plaza Wheeling, IL 60090	60,000 SF Not For Sale	-/nnn 1	60,000 SF 10.03 AC	- -	- -	- -			
		Expenses: 2011 Tax @ \$2.88/sf, 2012 Est Tax @ \$2.99/sf; 2011 Ops @ \$0.94/sf, 2012 Est Ops @ \$0.94/sf Parking: 300 free Surface Spaces are available; Ratio of 5.32/1,000 SF Utilities: - Landlord Rep: CBRE / C.Joseph C. Parrott (847) 572-1450 -- 60,000 SF (14,000-32,000 SF)					Power: - Rail Line: -				
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins	
P 1st		Retail/Direct	CBRE	14,000 N	28,000	Withheld	Negotiable	Negotiable	-	-	
P 1st		Retail/Direct	CBRE	14,000 N	28,000	Withheld	Vacant	Negotiable	-	-	
P 1st		Retail/Direct	CBRE	32,000 N	32,000	Withheld	Vacant	Negotiable	-	-	




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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		NEC Dundee & Milwaukee Ave	15,000 SF	-	15,000 SF	-	-	-		
		BTS	Not For Sale	1	5.34 AC	-	-	-		
		Wheeling, IL 60090	Expenses: 2012 Tax @ \$14.05/sf				Power: -			
		Parking: -				Rail Line: -				
		Utilities: -								
		Landlord Rep: Cedar Street Commercial / Alex Samoylovich (312) 506-3200 -- 15,000 SF (5,000-15,000 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Cedar Street Commercial	5,000-15,000	15,000	Withheld	Negotiable	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		1780-1786 W Hintz Rd	15,720 SF	\$16.00/nnn	46,262 SF	-	-	-		
		Garden Fresh Plaza	For Sale at \$500,000	1	0.17 AC	-	-	-		
		Garden Fresh Plaza	(\$10.81/SF) - Active							
		Wheeling, IL 60090	Expenses: 2013 Tax @ \$5.00/sf				Power: -			
		Parking: 205 Surface Spaces are available; Ratio of 2.58/1,000 SF				Rail Line: -				
Utilities: -										
		Landlord Rep: Garden Fresh Market / Golan Mor (847) 520-1200 / Aliza Mor (847) 520-1200 -- 15,720 SF (900-4,005 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	1770	Off/Med/Direct	Garden Fresh Market	1,181 N	1,181	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1754	Retail/Direct	Garden Fresh Market	1,260 N	1,260	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1756	Retail/Direct	Garden Fresh Market	1,238 N	1,238	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1762-1764	Retail/Direct	Garden Fresh Market	2,477 N	2,477	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1766-1768	Retail/Direct	Garden Fresh Market	2,542 N	2,542	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1774-1780	Retail/Direct	Garden Fresh Market	4,005 N	4,005	\$16.00/nnn	Vacant	1 yr	-	-



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Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	1788	Retail/Direct	Garden Fresh Market	987 N	987	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1790	Retail/Direct	Garden Fresh Market	1,130 N	1,130	\$16.00/nnn	Vacant	1 yr	-	-
P 1st	1792	Retail/Direct	Garden Fresh Market	900 N	900	\$16.00/nnn	Vacant	1 yr	-	-


Address Building/Park Name		SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler
		1-45 Huntington Ln	23,852 SF	-/nnn	37,146 SF	-	-
		Arlington Club Commons Arlington Club Commons Wheeling, IL 60090	Not For Sale 1	3.69 AC	-	-	-
Expenses: 2012 Tax @ \$7.79/sf, 2012 Est Tax @ \$6.61/sf; 2009 Ops @ \$3.33/sf, 2012 Est Ops @ \$3.48/sf Parking: 161 free Surface Spaces are available; Ratio of 4.39/1,000 SF Utilities: -						Power: -	Rail Line: -
Landlord Rep: ChicagoBroker.com / R.Steven R. Goldstein (312) 840-9002 -- 23,852 SF (1,120-6,951 SF)							

Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P GRND	45	Retail/Direct	ChicagoBroker.com	3,517 N	3,517	Withheld	Vacant	Negotiable	-	-
P GRND	23	Retail/Direct	ChicagoBroker.com	6,951 N	6,951	Withheld	Vacant	Negotiable	-	-
P GRND	33	Retail/Direct	ChicagoBroker.com	1,190 N	1,190	Withheld	30 Days	Negotiable	-	-
P GRND	25	Retail/Direct	ChicagoBroker.com	1,977 N	1,977	Withheld	Vacant	Negotiable	-	-
P GRND	39-41	Retail/Direct	ChicagoBroker.com	2,386 N	2,386	Withheld	30 Days	Negotiable	-	-
P GRND	43	Retail/Direct	ChicagoBroker.com	1,193 N	1,193	Withheld	Vacant	Negotiable	-	-
P GRND	9	Retail/Direct	ChicagoBroker.com	1,433 N	1,433	Withheld	Vacant	Negotiable	-	-
P GRND	29	Retail/Direct	ChicagoBroker.com	1,120 N	1,120	Withheld	Vacant	Negotiable	-	-
P GRND	13	Retail/Direct	ChicagoBroker.com	4,085 N	4,085	Withheld	Vacant	Negotiable	-	-

Building Notes										
:: 37,146 square feet :: 1,120 SF to 13,013 SF plus a 3,517 SF end cap space available :: Primary Tenants include Chiro One, Cosmo Prof, and I Am Siam :: Monument signage available :: Over 26,000 vehicles per day :: Traffic light at corner of Dundee and Huntington										



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Address Building/Park Name		SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler
	1041-1073 Lake Cook Rd	5,832 SF	\$15.00/nnn	27,058 SF	-	-	-
	Lexington Commons Plaza	Not For Sale	1	2.18 AC	-	-	-
	Lexington Commons Plaza						
	Wheeling, IL 60090						
Expenses: 2013 Tax @ \$2.81/sf, 2009 Est Tax @ \$5.69/sf; 2009 Est Ops @ \$3.41/sf Power: -							
Parking: 100 Surface Spaces are available; Ratio of 3.70/1,000 SF Rail Line: -							
Utilities: -							
Landlord Rep: ChicagoBroker.com / R.Steven R. Goldstein (312) 840-9002 -- 5,832 SF (1,140-2,380 SF)							

Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	1067	Retail/Direct	ChicagoBroker.com	1,140 N	1,140	\$15.00/nnn	Negotiable	Negotiable	-	-
P 1st	1047-1049	Retail/Direct	ChicagoBroker.com	2,312 N	4,692	\$15.00/nnn	Vacant	Negotiable	-	-
P 1st	1053-1055	Retail/Direct	ChicagoBroker.com	2,380 N	4,692	\$15.00/nnn	Negotiable	Negotiable	-	-

Building Notes
Lexington Commons Plaza is a 27,000 square foot convenience center. Tenants include Subway, Serenity Hair & Spa and more.
Located at the corner of Lake Cook and Lexington Roads in Wheeling, Illinois. This location has a traffic light for easy access and all spaces face Lake Cook Road for excellent visibility. 100,000 people reside within three miles of this site in the Northwest suburbs of Chicago.





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		1035 E Lake Cook Rd Wheeling, IL 60090	9,200 SF For Sale at \$1,400,000 (\$152.17/SF) - Active	For Sale Only 1	9,200 SF -	- -	- -	- -		
		Expenses: 2010 Tax @ \$10.52/sf; 2010 Ops @ \$2.66/sf					Power: -			
		Parking: 37 Surface Spaces are available; Ratio of 4.02/1,000 SF					Rail Line: -			
		Utilities: -								
		Landlord Rep: Mass Realty LLC / William Mass (847) 221-3799 -- 9,200 SF (9,200 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/Direct	Mass Realty LLC	9,200 N	9,200	Withheld	60 Days	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		1550 E Lake Cook Rd Schwind Crossings Wheeling, IL 60090	22,428 SF Not For Sale	\$22.00-\$28.00/n 1	45,054 SF 4.33 AC	- -	- -	- -		
		Expenses: 2013 Tax @ \$4.90/sf, 2011 Est Tax @ \$3.89/sf; 2011 Est Ops @ \$3.21/sf					Power: -			
		Parking: 272 Surface Spaces are available; Ratio of 6.04/1,000 SF					Rail Line: -			
		Utilities: -								
		Landlord Rep: Forefront Properties, LLC. / David LeCavalier (847) 272-4030 X11 / Joshua Lapins (224) 436-4557 -- 22,428 SF (1,000-20,388 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	1562/1564	Retail/Direct	Forefront Properties, LLC.	1,000-2,040	2,040	\$28.00/n	Vacant	Negotiable	-	-
P 1st	1550	Retail/Direct	Forefront Properties, LLC.	4,500-20,388	20,388	\$22.00/n	Negotiable	Negotiable	-	-
Building Notes										
Across the street from Wal-Mart and Sam's Club. Able to draw from over 100,000 people within a 3 mile radius.										



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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		119-145 N Milwaukee Ave	2,830 SF	\$20.00/nnn	16,355 SF	-	-	-		
		Northstar Plaza	For Sale at \$3,650,000	1	1.15 AC	-	-	-		
		Northstar Plaza	(\$223.17/SF) - Active							
		Wheeling, IL 60090								
		Expenses: 2013 Tax @ \$2.80/sf					Power: -			
Parking: 100 Surface Spaces are available; Ratio of 6.16/1,000 SF					Rail Line: -					
Utilities: -										
Landlord Rep: Frontline Real Estate Partners / Matt Tarshis (847) 542-9058 / Andrew Rubin (224) 628-4005 -- 2,830 SF (1,355-1,475 SF)										
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	123	Retail/Direct	Frontline Real Estate Partners	1,475 N	1,475	\$20.00/nnn	Vacant	Negotiable	-	-
P 1st	141	Retail/Direct	Frontline Real Estate Partners	1,355 N	1,355	\$20.00/nnn	Vacant	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		322 N Milwaukee Ave	3,300 SF	\$12.72/mg	3,300 SF	-	-	-		
		Hang Outs	For Sale at \$525,000	2	0.31 AC	-	-	-		
		Wheeling, IL 60090	(\$159.09/SF) - Active							
		Expenses: 2013 Tax @ \$1.14/sf					Power: -			
		Parking: 40 Surface Spaces are available					Rail Line: -			
Utilities: -										
Landlord Rep: Max Taleb / Max Taleb (708) 785-0086 -- 3,300 SF (1,100-2,200 SF)										
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/Direct	Max Taleb	2,200 N	3,300	\$12.72/mg	Vacant	Negotiable	-	-
E 2nd		Retail/Direct	Max Taleb	1,100 N	3,300	\$12.72/mg	Vacant	Negotiable	-	-



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Building Notes

2 Story Free-Standing Building Located on Busy Milwaukee Ave. North of Dundee Rd.



Address Building/Park Name		SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler			
	516 N Milwaukee Ave Wheeling, IL 60090	6,728 SF For Sale at \$1,000,000 (\$148.63/SF) - Active	\$8.92/nnn 1	6,728 SF 1.00 AC	- -	- -	- -			
	Expenses: 2014 Est Tax @ \$5.31/sf; 2014 Est Ops @ \$0.89/sf				Power: -					
	Parking: 60 free Surface Spaces are available; Ratio of 8.92/1,000 SF				Rail Line: -					
	Utilities: -									
Landlord Rep: @properties / Len Zlatnikov (847) 432-0700 -- 6,728 SF (2,500-6,728 SF)										
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Off/Ret/Direct	@properties	2,500-6,728	6,728	\$8.92/nnn	30 Days	12 mnths	-	-

Building Notes

Property has two buildings.
 Front building is currently a show room / office (2,500 SF)
 Back building is being used as warehouse/storage (4,200 SF)





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		141-149 S Milwaukee Ave	5,360 SF	\$13.50/nnn	11,059 SF	-	-	-		
		Wheeling, IL 60090	Not For Sale	1	0.98 AC	-	-	-		
		Expenses: 2013 Tax @ \$5.54/sf					Power: -			
		Parking: 20 Surface Spaces are available; Ratio of 2.18/1,000 SF					Rail Line: -			
		Utilities: -								
		Landlord Rep: Coldwell Banker Commercial NRT / Lynn Scharaga (847) 313-4632 -- 5,360 SF (2,500-5,360 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	141	Retail/Direct	Coldwell Banker Commercial NRT	2,500-5,360	5,360	\$13.50/nnn	Vacant	Negotiable	-	-
Building Notes										
Property Description: STRIP RETAIL BUILDING										
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		600 S Milwaukee Ave	4,500 SF	\$24.00/fs	4,500 SF	-	-	-		
		Wheeling, IL 60090	Not For Sale	1	0.67 AC	-	-	-		
		Expenses: 2013 Tax @ \$10.15/sf					Power: -			
		Parking: 45 free Surface Spaces are available; Ratio of 10.00/1,000 SF					Rail Line: -			
		Utilities: -								
		Landlord Rep: Golden Chef Inc -- 4,500 SF (4,500 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/Direct	Golden Chef Inc	4,500 N	4,500	\$24.00/fs	Negotiable	Negotiable	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		890 S Milwaukee Ave Wheeling, IL 60090	2,000 SF Not For Sale	\$15.00/+util 1	10,000 SF 1 AC	- -	- -	- -		
		Expenses: 2011 Tax @ \$9.81/sf Parking: 20 free Surface Spaces are available; Ratio of 2.00/1,000 SF Utilities: -					Power: - Rail Line: -			
		Landlord Rep: George Loverde / George Loverde (847) 980-7360 -- 2,000 SF (2,000 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st		Office/Direct	George Loverde	2,000 N	2,000	\$15.00/+util	Vacant	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		84-120 Old McHenry Rd Wheeling Car Care Center Wheeling, IL 60090	2,400 SF Not For Sale	\$14.00/mg 1	20,535 SF 2.18 AC	- -	- -	- -		
		Expenses: 2013 Tax @ \$3.55/sf Parking: 50 free Surface Spaces are available; Ratio of 5.31/1,000 SF Utilities: -					Power: - Rail Line: -			
		Landlord Rep: Heidner Properties Inc. / Bob Dellutri (630) 894-0099 X28 -- 2,400 SF (2,400 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st		Off/Ret/Direct	Heidner Properties Inc.	2,400 N	2,400	\$14.00/mg	Vacant	Negotiable	-	-
Building Notes										
One story multi-tenant automotive repair center with office/flex space. Located on McHenry Road just north of busy Dundee Road.										





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St Wheeling Town Center Building B Wheeling, IL 60090	3,085 SF Not For Sale	\$32.00/nnn 1	3,085 SF -	- -	- -	- -		
			Expenses: 2011 Est Tax @ \$21.35/sf; 2011 Est Ops @ \$12.81/sf				Power: -			
			Parking: -				Rail Line: -			
			Utilities: -							
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 3,085 SF (3,085 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	3,085 Y	3,085	\$32.00/nnn	TBD	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St Wheeling Town Center Building C Wheeling, IL 60090	8,732 SF Not For Sale	\$32.00/nnn 1	8,732 SF -	- -	- -	- -		
			Expenses: 2011 Est Tax @ \$1.98/sf; 2011 Est Ops @ \$1.19/sf				Power: -			
			Parking: -				Rail Line: -			
			Utilities: -							
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 8,732 SF (8,732 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	8,732 Y	8,732	\$32.00/nnn	TBD	Negotiable	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St	6,309 SF	\$28.00/nnn	6,309 SF	-	-	-		
		Wheeling Town Center	Not For Sale	1	-	-	-	-		
		Building D	Expenses: 2011 Est Tax @ \$11.11/sf; 2011 Est Ops @ \$6.67/sf					Power: -		
		Wheeling, IL 60090	Parking: - Utilities: -					Rail Line: -		
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 6,309 SF (6,309 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	6,309 Y	6,309	\$28.00/nnn	TBD	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St	14,813 SF	\$28.00/nnn	14,813 SF	-	-	-		
		Wheeling Town Center	Not For Sale	1	-	-	-	-		
		Building E	Expenses: 2011 Est Tax @ \$6.75/sf; 2011 Est Ops @ \$4.05/sf					Power: -		
		Wheeling, IL 60090	Parking: - Utilities: -					Rail Line: -		
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 14,813 SF (14,813 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	14,813 Y	14,813	\$28.00/nnn	TBD	Negotiable	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St Wheeling Town Center Building F Wheeling, IL 60090	7,442 SF Not For Sale	\$32.00/nnn 1	7,442 SF -	- -	- -	- -		
			Expenses: 2011 Est Tax @ \$14.81/sf; 2011 Est Ops @ \$8.88/sf			Power: -				
			Parking: -			Rail Line: -				
			Utilities: -							
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 7,442 SF (7,442 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	7,442 Y	7,442	\$32.00/nnn	TBD	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St Wheeling Town Center Building G Wheeling, IL 60090	6,254 SF Not For Sale	\$28.00/nnn 1	6,254 SF -	- -	- -	- -		
			Expenses: 2011 Est Tax @ \$6.40/sf; 2011 Est Ops @ \$3.84/sf			Power: -				
			Parking: -			Rail Line: -				
			Utilities: -							
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 6,254 SF (6,254 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	6,254 Y	6,254	\$28.00/nnn	TBD	Negotiable	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St Wheeling Town Center Building H Wheeling, IL 60090	5,094 SF Not For Sale	\$28.00/nnn 1	5,094 SF -	- -	- -	- -		
		Expenses: 2011 Est Tax @ \$7.85/sf; 2011 Est Ops @ \$4.71/sf					Power: -			
		Parking: -					Rail Line: -			
		Utilities: -								
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 5,094 SF (5,094 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	5,094 Y	5,094	\$28.00/nnn	TBD	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St Wheeling Town Center Building I Wheeling, IL 60090	5,018 SF Not For Sale	\$28.00/nnn 1	5,018 SF -	- -	- -	- -		
		Expenses: 2011 Tax @ \$9.96/sf; 2011 Ops @ \$5.98/sf					Power: -			
		Parking: -					Rail Line: -			
		Utilities: -								
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 5,018 SF (5,018 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	5,018 Y	5,018	\$28.00/nnn	TBD	Negotiable	-	-





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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
	400 Town St Wheeling Town Center Building J Wheeling, IL 60090		5,046 SF Not For Sale	\$28.00/nnn 1	5,046 SF -	- -	- -	- -		
	Expenses: 2011 Est Tax @ \$9.91/sf; 2011 Est Ops @ \$5.95/sf					Power: -				
	Parking: -					Rail Line: -				
	Utilities: -									
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 5,046 SF (5,046 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	5,046 Y	5,046	\$28.00/nnn	TBD	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
	400 Town St Wheeling Town Center Building K Wheeling, IL 60090		5,018 SF Not For Sale	\$28.00/nnn 1	5,018 SF -	- -	- -	- -		
	Expenses: 2011 Est Tax @ \$7.84/sf; 2011 Est Ops @ \$4.71/sf					Power: -				
	Parking: -					Rail Line: -				
	Utilities: -									
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 5,018 SF (5,018 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	5,018 Y	5,018	\$28.00/nnn	TBD	Negotiable	-	-




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		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St	9,675 SF	\$22.00/nnn	9,675 SF	-	-	-		
		Wheeling Town Center	Not For Sale	1	-	-	-	-		
		Building L								
		Wheeling, IL 60090								
		Expenses: 2011 Tax @ \$6.20/sf; 2011 Ops @ \$3.72/sf					Power: -			
		Parking: -					Rail Line: -			
		Utilities: -								
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 9,675 SF (9,675 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	9,675 Y	9,675	\$22.00/nnn	TBD	Negotiable	-	-
		Address Building/Park Name	SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler		
		400 Town St	31,003 SF	\$22.00/nnn	31,003 SF	-	-	-		
		Wheeling Town Center	Not For Sale	1	-	-	-	-		
		Anchor Space								
		Wheeling, IL 60090								
		Expenses: 2011 Tax @ \$12.10/sf; 2011 Ops @ \$7.26/sf					Power: -			
		Parking: -					Rail Line: -			
		Utilities: -								
		Landlord Rep: Sperry Van Ness / Wayne Caplan (312) 529-5791 -- 31,003 SF (31,003 SF)								
Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
E 1st		Retail/New	Sperry Van Ness	31,003 Y	31,003	\$22.00/nnn	TBD	Negotiable	-	-



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Address Building/Park Name		SF Avail For Sale (\$/SF)	Rent/SF/Yr Stories	RBA Land	Ceiling Height Drive Ins	Docks Levelators	Crane Sprinkler
	820-860 Wheeling Rd	8,000 SF	\$13.00-\$15.00/nnn	14,439 SF	-	-	-
	First Colonial Commons	For Sale at \$899,000	1	3.36 AC	-	-	-
	First Colonial Commons	(\$62.26/SF) - Active					
	Wheeling, IL 60090						
		Expenses: 2013 Tax @ \$4.18/sf, 2006 Est Tax @ \$7.69/sf			Power: -		
	Parking: 113 Surface Spaces are available; Ratio of 2.50/1,000 SF			Rail Line: -			
	Utilities: -						
	Landlord Rep: Foresite Realty Partners, LLC. / Ryan Nelson (847) 939-6017 / Edward Dushman (847) 939-6021 -- 8,000 SF (1,000-3,000 SF)						

Floor	Unit	Use/Type	Leasing Company	SF Avail/Divide?	Bldg Cntg	Rent/SF/YR	Occupancy	Term	Docks	Drive-Ins
P 1st	830	Retail/Direct	Foresite Realty Partners, LLC.	1,000 N	1,000	\$15.00/nnn	Negotiable	Negotiable	-	-
P 1st	860	Retail/Direct	Foresite Realty Partners, LLC.	1,000 N	1,000	\$13.00/nnn	Negotiable	Negotiable	-	-
P 1st	858	Retail/Direct	Foresite Realty Partners, LLC.	1,000 N	1,000	\$13.00/nnn	Negotiable	Negotiable	-	-
P 1st	820	Retail/Direct	Foresite Realty Partners, LLC.	3,000 N	3,000	\$15.00/nnn	Negotiable	Negotiable	-	-
P 1st	840-844	Retail/Direct	Foresite Realty Partners, LLC.	2,000 N	2,000	\$13.00/nnn	Negotiable	Negotiable	-	-

Building Notes
Extremely busy retail center located on the corner of Wheeling and Hintz. The property is just outside of a residential development and is in close proximity to State Highway 83 and State Highway 68.



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